



**US Army Corps
of Engineers.**

Vicksburg District
4155 Clay Street
Vicksburg, MS 39183-3435
www.mvk.usace.army.mil



Public Notice

APPLICATION NO.:	ADS-MVK-2004-348
EVALUATOR:	Mr. Arel Simpson
PHONE NO.:	(601) 631-5996
FAX NO.:	(601) 631-5459
E-MAIL:	regulatory@mvk02.usace.army.mil
DATE:	September 30, 2005
EXPIRATION DATE:	October 21, 2005

Interested parties are hereby notified that the U.S. Army Corps of Engineers, Vicksburg District, and the Mississippi Department of Environmental Quality are considering an application for a Department of the Army Permit and State Water Quality Certification for the work described herein. Comments should be forwarded to the Vicksburg District, Attention: CEMVK-OD-F and the Mississippi Department of Environmental Quality at Post Office Box 10385, Jackson, Mississippi 39289-0385, and must reach these offices by the cited expiration date.

Law Requiring a Permit: Section 404 of the Clean Water Act (33 U.S.C. 1344), which applies to discharges of dredged or fill material into waters of the United States.

Name of Applicant:
Cooper Company, Incorporated
ATTN: Mr. Andy Cooper
Post Office Box 816
Picayune, Mississippi 39466

Name of Agent:
Ms. Peggy P. Holliday, PWS
Professional Wetland
Services, Incorporated
113 Jennifer Circle
Vicksburg, Mississippi 39183

Location of Work: Sections 1 and 2, T6S-R17W, latitude 30°33'12"N, longitude 89°39'41"W, within the Pearl River drainage basin, Pearl River County, in Picayune, Mississippi.

Description of Work: (See enclosed map and drawings.)

The following descriptions of the proposed project and associated impacts are based upon information provided by the applicant.

The applicant is applying for a Department of the Army permit to discharge dredged and/or fill material into wetlands associated with the construction of a residential and commercial development.

The proposed project is located on approximately 206.2 acres of land containing 36.8 acres of jurisdictional wetlands. The proposed project has been designed and modified to avoid and minimize wetland impacts. Approximately 6.28 acres of jurisdictional wetlands would be cleared, excavated, and/or filled by the proposed project.

Single-family residential lot development would impact approximately 0.51 acre of jurisdictional wetlands. Multi-family residential development, such as apartment complexes, would impact approximately 2.39 acres of jurisdictional wetlands.

Medium and high density commercial development, such as single office buildings or strip shopping center, would impact approximately 1.20 acres of jurisdictional wetlands. Access road crossings, parking lots and underground utility lines would impact approximately 2.18 acres of jurisdictional wetlands.

A total of approximately 17,999 cubic yards of sediment material (muck) would be excavated from the wetlands to have a firm substrate surface within the impacted wetlands. Approximately 46,790 cubic yards of sand/clay fill material would be placed within the wetlands to establish a firm base course for construction activities. Approximately 2,511 cubic yards of granular base material and 1,903 tons of asphalt would be used to construct the road crossings and parking lots.

All wetland impact sites would be piped as needed to maintain surface flow during rain events. These drain pipes would range in diameter from 30 to 48 inches. The quantity and size of the drain pipes at each site would depend on watershed. A drainage plan has been developed to cover the project site.

The wetland vegetation is composed of red maple, slash pine, black gum, American holly, yaupon, bay-gall holly, Elliott blueberry, common greenbrier, laurel-leaf greenbrier, Rankin's trumpet-flower, yellow trumpets, water oak, yellow poplar, spikerush, and netted chainfern.

The applicant proposes to protect the unimpacted wetlands by marking the wetland delineation with survey stakes. When individual lots are sold, the wetland delineation would be plotted on the lot's plat. Silt fences would be used to delineate wetlands boundaries in construction areas.

The placement of dredged and/or fill material in waters of the United States associated with the mechanized land clearing requires a Department of the Army Permit.

Upon reviewing this notice, you should write to this office to provide your opinion of the impacts this work will have on the natural and human environment and address any mitigation you

believe is necessary to offset these impacts. Other comments are welcome, but the above information will further our review of the applicant's plan as proposed. Comments of a general nature are not as helpful as those specific to the impacts of the subject project.

State Water Quality Permit: The State Pollution Control Agency must certify that the described work will comply with the State's water quality standards and effluent limitations before a Corps permit is issued.

Cultural Resources: An initial review indicates that the proposed project would not affect any of the sites in Pearl River County listed in the National Register of Historic Places. Copies of this notice have been sent to the State Historic Preservation Officer, Federally Recognized Tribes, the Corps archaeologists, and other interested parties for comment on potential effects to cultural resources that could result from this activity.

Endangered Species: Our initial finding is that the proposed work would not affect any endangered species or their critical habitat. This proposal is being coordinated with the U.S. Fish and Wildlife Service, and any comments regarding endangered species or their critical habitat will be addressed in our evaluation of the described work.

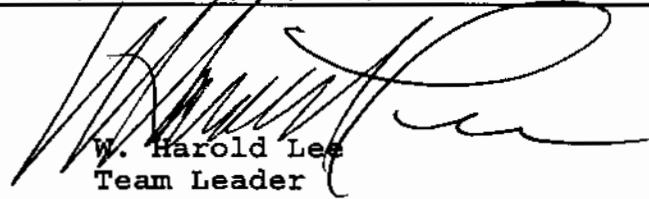
Flood Plain: In accordance with 44 CFR Part 60 (Flood Plain Management and Use), participating communities are required to review all proposed development to determine if a flood plain development permit is required. Flood plain administrators should review the proposed development described in this public notice and apprise this office of any flood plain development permit requirements.

Evaluation Factors: The decision whether or not to issue a permit will be based upon an evaluation of the probable impact of the proposed activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefits which may be expected to accrue from the proposal must be balanced against its expected adverse effects. All factors which may be relevant to the proposal will be considered; among these are conservation, economics, aesthetics, general environmental concerns, historic values, fish and wildlife values, flood damage prevention, land use classification, navigation, recreation, water supply, water quality, energy needs, safety, food requirements and, in general, the needs and welfare of the people. Evaluation of the proposed activity will include application of the guidelines published by the Environmental Protection Agency under authority of Section 404(b) of the Clean Water Act.

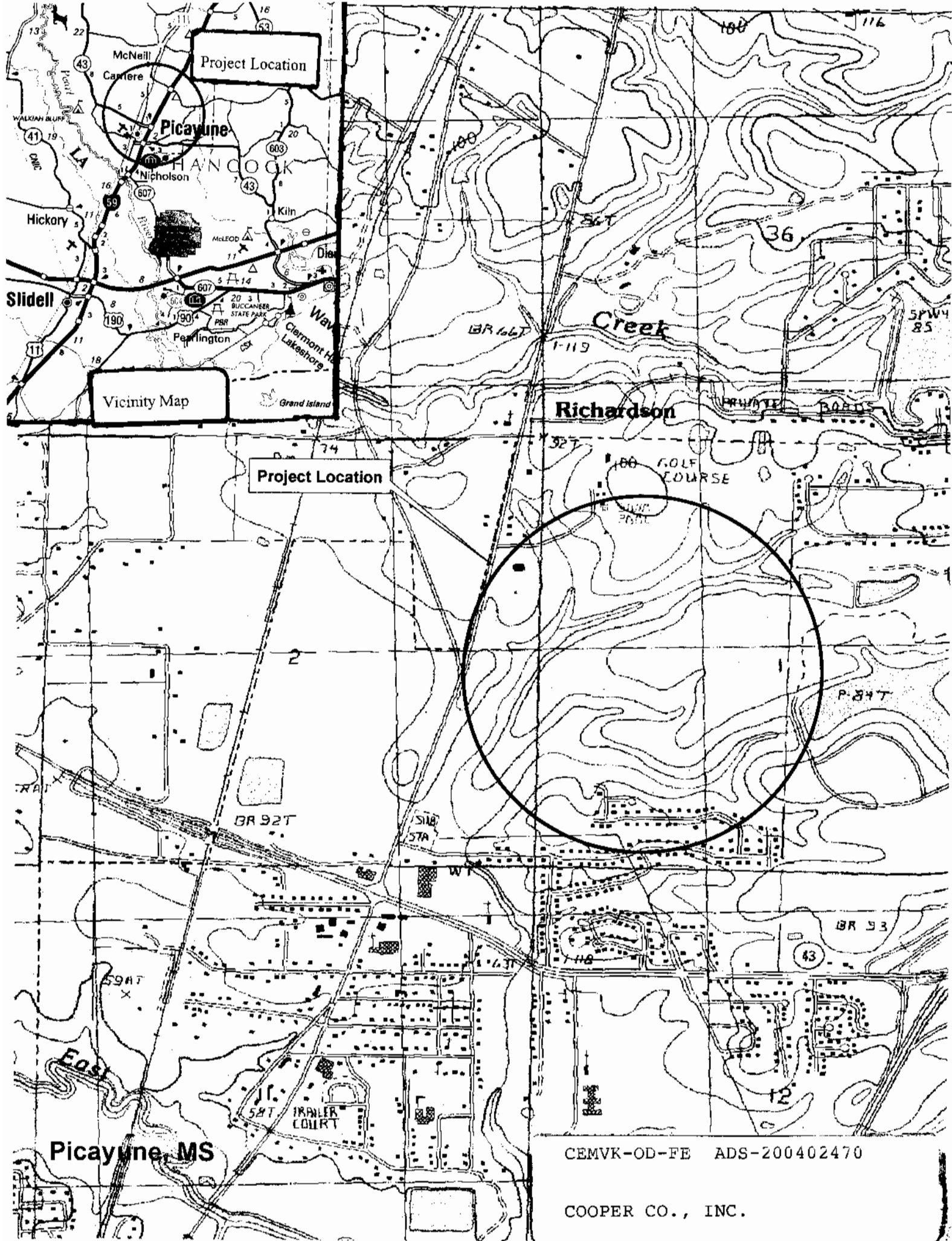
Public Involvement: The purpose of this notice is to solicit comments from the public; Federal, State, and local agencies and officials; Indian Tribes; and other interested parties. These comments will be used to evaluate the impacts of this project. All comments will be considered and used to help determine whether to issue the permit, deny the permit, or issue the permit with conditions, and to help us determine the amount and type of mitigation necessary. This information will be used in our Environmental Assessment or Impact Statement. Comments are also used to determine the need for a public hearing.

Opportunity for a Public Hearing: Any person may make a written request for a public hearing to consider this permit application. This request must be submitted by the public notice expiration date and must clearly state why a hearing is necessary. Failure of any agency or individual to comment on this notice will be interpreted to mean that there is no objection to the proposed work. Please bring this announcement to the attention of anyone you know who might be interested in this matter.

Notification of Final Permit Actions: Each month, the final permit actions from the preceding month are published on the Vicksburg District Regulatory web page. To access this information, you may follow the link from the Regulatory web page, <http://www.mvk.usace.army.mil/offices/od/odf/main.asp>, or go directly to the Final Permit Actions web page at <http://www.mvk.usace.army.mil/offices/od/odf/PubNotice/MonthlyNotice/pnmain.asp>.



W. Harold Lee
Team Leader
Evaluation Section



SITE DATA:
 TOTAL SITE AREA — 206.20 AC
 TOTAL DELINEATED
 WETLANDS — 36.80 AC

TOTAL WETLANDS
 IMPACT — 6.28 AC

MASTER SITE PLAN

PROJECT NO: 01-87/CCO

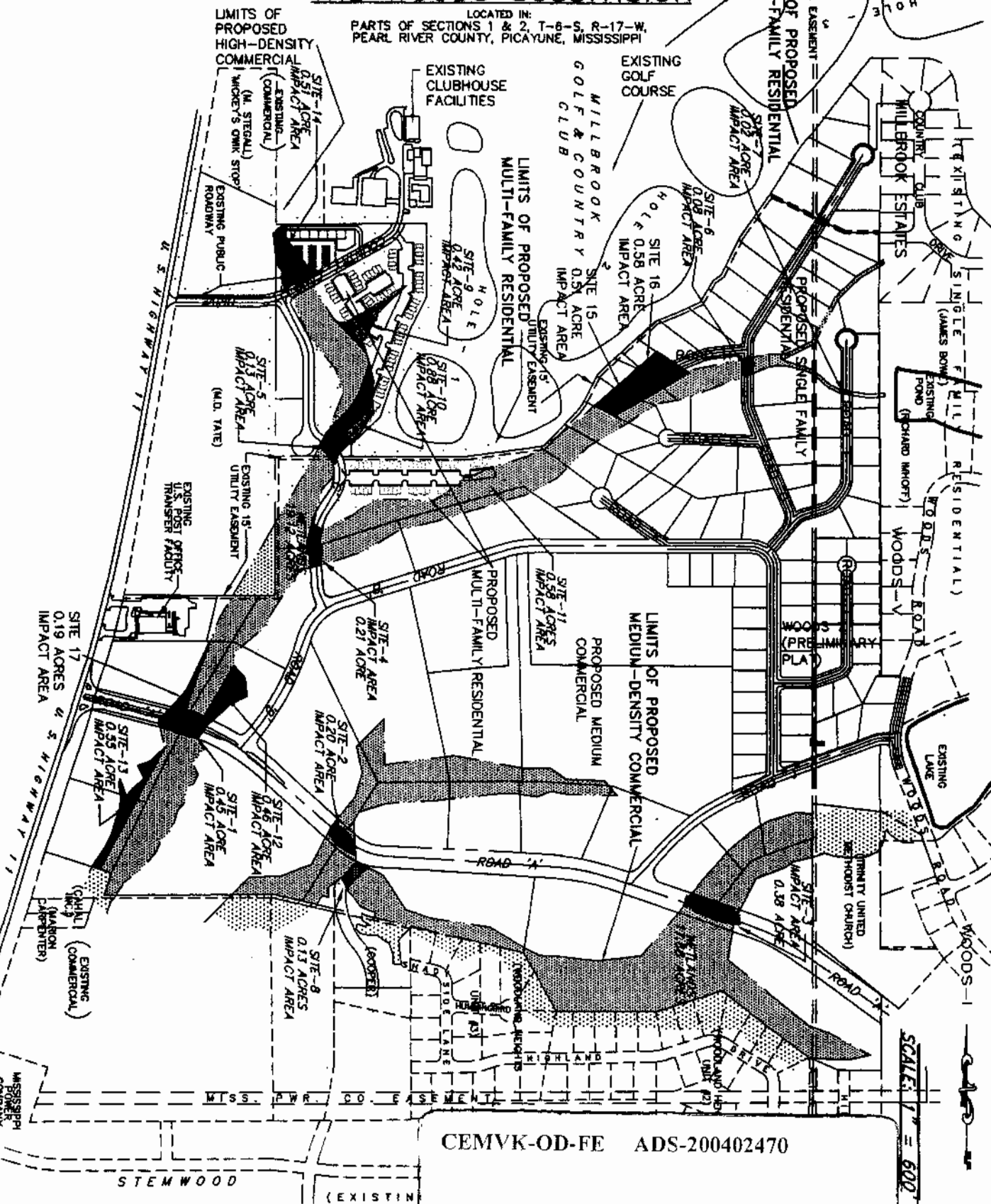
EXHIBIT FOR:
 DEPARTMENT OF THE ARMY PERMIT
 USACE REF. NO. 960010790

WILLIAM C. SMITH, INC

PROFESSIONAL LAND SURVEYORS
 3714 HWY 43 N, PICAYUNE, MS 39466
 601 798-6170

PROJECT: EXTENSION OF ROADWAYS & UTILITIES FOR MIXED RESIDENTIAL/COMMERCIAL USE DEVELOPMENT OF PROPERTIES ADJACENT TO & AS AN EXTENSION OF THE THE WOODS SUBDIVISION

LOCATED IN:
 PARTS OF SECTIONS 1 & 2, T-6-S, R-17-W,
 PEARL RIVER COUNTY, PICAYUNE, MISSISSIPPI



CEMVK-OD-FE ADS-200402470

COOPER CO., INC.

SCALE: 1" = 600'

PARTS OF SECTIONS 1 & 2, T-6-S, R-17-W,
PEARL RIVER COUNTY, PICAYUNE, MISSISSIPPI

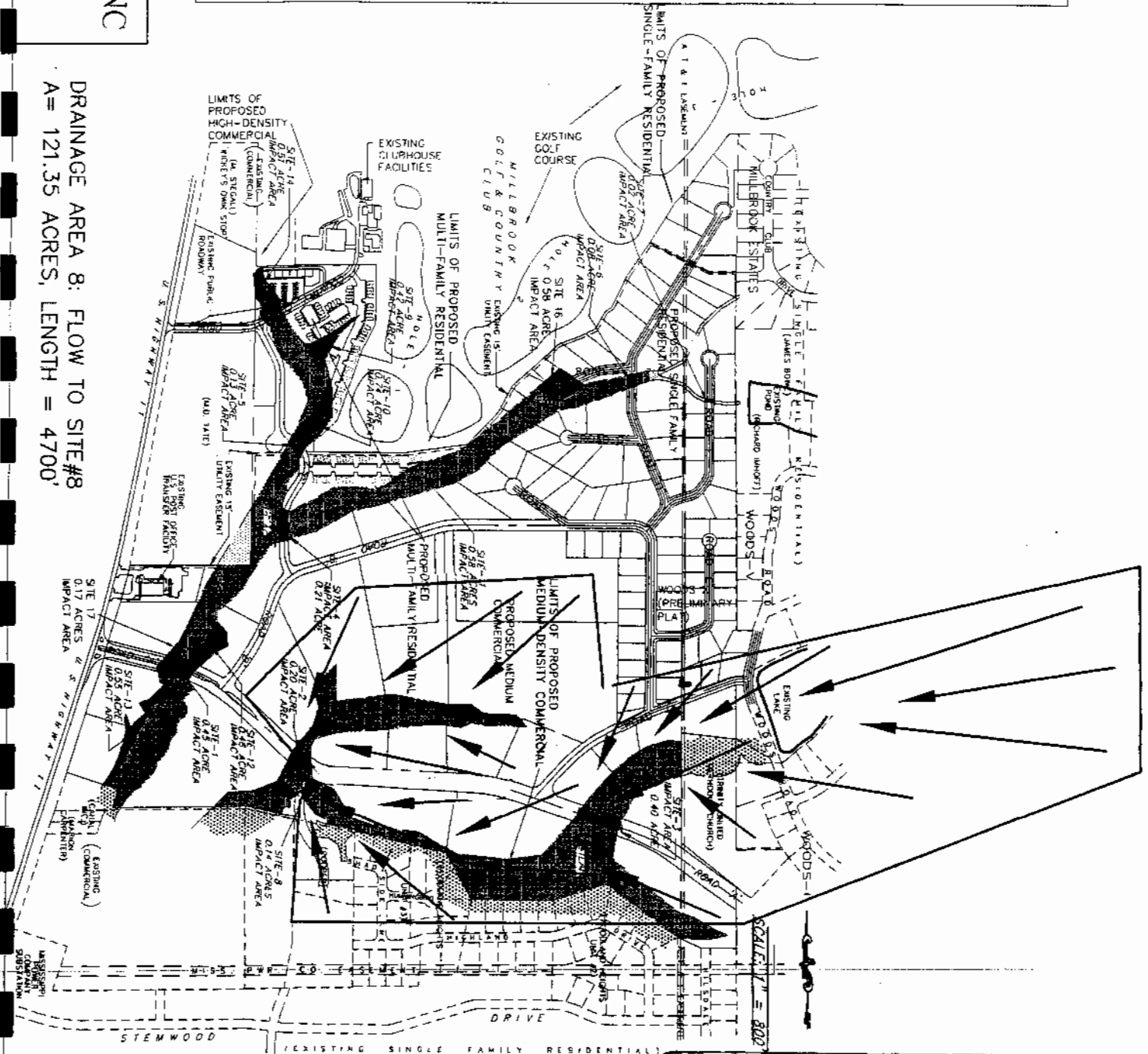
601 798-6170



PARTS OF SECTIONS 1 & 2, T-6-S, R-17-W,
PEARL RIVER COUNTY, PICAYUNE, MISSISSIPPI

PROFESSIONAL LAND SURVEYORS
3714 HWY 43 N, PICAUNE, MS 39466
601 798-6170

DRAINAGE AREA 8: FLOW TO SITE#8
A= 121.35 ACRES, LENGTH = 4700'



COOPER CO., INC.

WETLAND IMPACT CALCULATIONS

Site No.	Impact Acreage	EXCAVATION/FILL				ROAD CROSSINGS		
		Sediment (Muck) Excavation (cu.yd.)	Sand/Clay Fill (cu.yd.)	Granular Base(cu.yd.)	Asphalt (ton)	Pipe Diameter	Quantity	Approx. Length (ft)
1	0.45	840	3770	450	188	48	4	100
2	0.2	540	1455	220	98	36	2	60
3	0.38	540	3370	265	171	48	2	50
4	0.21	680	2260	110	90	48	3	50
5	0.13	420	980	65	50	48	1	50
6	0.08	260	560	45	35	42	3	50
7	0.02	65	165	15	10	30	2	50
8	0.13	65	700	58	39	48	2	50
9	0.42	1355	3050	135	130			
10	0.88	2840	7100	405	395			
11	0.58	1905	3805	130	125			
12	0.46	1485	3710	0	0			
13	0.55	1748	4745	0	0			
14	0.51	1645	4110	495	485			
15	0.51	1131	3600	0	0			
16	0.58	1860	2330	118	90			
17	0.19	620	1080	0	0			
Totals	6.28	17999	46790	2511	1906			

CEMVK-OD-FE ADS-200402470

COOPER CO., INC.